



Spring Valley Town Advisory Board

NOTICE OF PUBLIC MEETING

MINUTES

SPRING VALLEY TOWN ADVISORY BOARD

TUESDAY, JUNE 14, 2016– 6:30 PM

DESERT BREEZE COMMUNITY CENTER

8275 SPRING MOUNTAIN ROAD

LAS VEGAS, NV 89117

Desert Breeze Community Center is accessible to individuals with disabilities. With forty-eight (48) hour advance request, a sign language interpreter may be made available by calling 455-3530 or TDD 385-7486 or Relay Nevada toll free 800 326-6868, TD/TDD.

If you need to contact a Board member, please call 455-8338.

BOARD MEMBERS

John Catlett **Present**

Dee Gatliff, Vice Chair **Present**

John Getter, Chair **Present**

Darby Johnson, Jr. **Present**

Angie Heath Younce **Present**

Mike Shannon, Town Liaison (702) 455-8338 **Excused**

Diana Morton, Secretary (702) 254-8413 **Present**

POSTING LOCATIONS

Desert Breeze Community Center-8275 W. Spring Mtn.

Helen Meyer Community Center-4525 New Forest Dr.

Spring Valley Library – 4280 S. Jones

West Flamingo Senior Center -6255 W. Flamingo

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. PROCEDURES/CONDUCT

A. Conformance with the Nevada Open Meeting Law

B. Meeting Guidelines

C. Approval of Agenda Posted, Including Any Deletions or Corrections **Approved 5-0**

D. Approval of Minutes of May 31, 2016 **Approved 5-0**

IV. COMMENTS BY THE GENERAL PUBLIC –Comments by the General Public and

Discussion – No action may be taken upon a matter raised under this item of the agenda until the matter itself has been included on the agenda. Public comment will be limited to three minutes. Prior to speaking please state your name and address and spell your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote. **None**

V. TOWN BOARD INPUT **None**

VI. GENERAL BUSINESS

A. Liaison/County Staff Business **None**

VII. PLANNING & ZONING

Held Over from May 31, 2016 Town Board Meeting:

- 1A. **WS-0282-16 – FRANZ, ROBERT K.:**
WAIVER OF DEVELOPMENT STANDARDS to reduce setbacks for an existing balcony addition to a single family residence on 0.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the west side of Morning Canyon Street, 50 feet south of Twain Avenue within Spring Valley. SB/al/raj (For possible action) **PC 6/21/16**
Approved as presented. Vote 5-0
- 1B. **UC-0297-16 – SERIES 1 OF THE NORA'S DUNEVILLE, LLC:**
USE PERMIT to reduce the separation for an outside dining/drinking area (patio) from a residential use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** recording of a perpetual cross access, ingress/egress and shared parking easements; and **2)** reduced parking for an approved restaurant with on-premises consumption of alcohol (service bar) on 0.9 acres in a C-1 (Local Business) Zone. Generally located on the northeast corner of Flamingo Road and Duneville Street within Spring Valley. SB/pb/mcb (For possible action) **PC 6/21/16**
Approved as presented. Vote 5-0

07/05/16 PC

1. **DR-0533-15 - SCHOOL BOARD OF TRUSTEES:**
HOLDOVER DESIGN REVIEW for a proposed building and parking lot addition to an existing elementary school (Elaine Wynn) on 10.0 acres in a P-F (Public Facility) Zone. Generally located on the south side of Edna Avenue, 280 feet west of Lindell Road within Spring Valley. SB/mk/ml (For possible action) **PC 7/5/16**
Applicant no show. Board voted 5-0 to put item on the June 28, 2016 Town Board meeting at the end of the agenda.
2. **NZC-0215-16 – ALVERSON, BRUCE J.:**
ZONE CHANGE to reclassify 5.25 acres from R-E (Rural Estates Residential) Zone to R-3 (Multi-Family Residential) Zone.
USE PERMIT for an attached single family residential development in an R-3 zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce setbacks; **2)** reduce setback from a right-of-way; **3)** allow alternative screening (decorative wooden fence) in the front yard; and **4)** an over length hammerhead street.
DESIGN REVIEWS for the following: **1)** a proposed attached single family residential development; and **2)** increased finished grade in the CMA Design and MUD-3 Overlay Districts. Generally located on the south side of Patrick Lane, 335 feet east of Brent Thurman Way within Spring Valley (description on file). SB/rk/ml (For possible action) **PC 7/5/16**
Denied. Vote 5-0

3. **TM-0043-16 – ALVERSON, BRUCE J.:**
TENTATIVE MAP consisting of 45 single family lots and common lots on 5.25 acres in an R-3 (Multiple Family Residential) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located on the south side of Patrick Lane, 335 feet east of Brent Thurman Way within Spring Valley. SB/rk/ml (For possible action) **PC 7/5/16**
Denied. Vote 5-0
4. **TM-0077-16 – CIMARRON ROAD, LLC:**
TENTATIVE MAP for a one lot commercial subdivision on 21.2 acres in an M-D (Designed Manufacturing) Zone in the CMA Design and MUD-2 Overlay Districts. Generally located on the west side of Cimarron Road (alignment) and the north side of Badura Avenue (alignment) within Spring Valley (description on file). SS/mk/ml (For possible action) **PC 7/5/16**
Approved subject to staff conditions. Vote 5-0
5. **VS-0214-16 – ALEVERSON, BRUCE J.:**
VACATE AND ABANDON easements of interest to Clark County located between Patrick Lane and Sobb Avenue (alignment), and between Brent Thurman Way and Seeliger Street (alignment) within Spring Valley (description on file). SB/rk/ml (For possible action) **PC 7/5/16**
Approved. Vote 5-0
6. **VS-0357-16 – GKT ACQUISITIONS LLC, ET AL:**
VACATE AND ABANDON a portion of right-of-way being Cimarron Road located between Badura Avenue and Roy Horn Way within Spring Valley (description on file). SS/mk/ml (For possible action) **PC 7/5/16**
Approved subject to staff conditions. Vote 5-0

VIII. COMMENTS BY THE GENERAL PUBLIC – Comments by the General Public and Discussion – No action may be taken upon a matter raised under this item of the agenda until the matter itself has been included on the agenda. Public comment will be limited to three minutes. Prior to speaking please state your name and address and spell your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote.

IX. Set next meeting date – **Tuesday, June 28, 2016 – 6:30 PM**

X. Adjournment – **8:00 PM**

COMMISSIONERS

STEVE SISOLAK, Chair – LAWRENCE L. BROWN III, Vice Chair
SUSAN BRAGER – MARILYN KIRKPATRICK – LAWRENCE WEEKLY - CHRIS GIUNCHIGLIANI - MARY BETH SCOW
DON BURNETTE, County Manager
Meeting Location: Desert Breeze Community Center 8275 Spring Mountain Road